

# TIVERTON PLANNING BOARD

TIVERTON, RHODE ISLAND 02878



## TOWN HALL 343 HIGHLAND ROAD

August 8, 2006  
7:00 P.M.

***Note: Petitions may not be reviewed beyond 9:30 P.M. in order to address the Administrative Officer and Planning Board agenda items. Therefore, all petitions may not be heard.***

1. Abel Hart Commons, Inc.  
c/o John Kinnane  
271 Stoney Hollow Road  
Tiverton, RI 02878

Petition: Major Subdivision (Road Required) - Rural Residential Development – Final Plan Review - Cont'd  
Location: N/S East Road  
Development: The Bliss Homestead (9 Lots) (TC – Waived)
2. Cheryl A. DeMello  
37 Isabella Avenue  
Tiverton, RI 02878

Petition: Minor Subdivision - (No Road Required) – Final Plan Review  
Location: Isabella Avenue  
Development: 3 Lots (TC – 9/3/06)
3. Countryview Estates, LLC  
325 Hurst Lane  
Tiverton, RI 02878

Petition: Major Subdivision (Road Required) – Second Revision of Conditionally Approved Preliminary Plan due to Invalid Existing Elevations – Cont'd (Status)  
Location: South of Watuppa Avenue, South of Bullfrog Lane  
Development: Watuppa Plantation (14 Lots on 11.64 +/- acres) (TC – 12/16/06) (Public Information Meeting Will Be Required)
4. Northborough Realty Holdings, LLC  
401 Lowell Street, Unit 6  
Lexington, MA 02420

Petition: Major Land Development - (Road Required) – Master Plan Review – Cont'd – Public Information Meeting – Cont'd  
Location: E/S Main Road, North of Souza Road (Former Bouchard Property)  
Development: Bayview (Residential Lot - 10 Buildings – 52 Condominium Units) (TC - 9/15/06)
5. Northborough Realty Holdings, LLC  
401 Lowell Street, Unit 6  
Lexington, MA 02420

Petition: Major Land Development - (Road Required) – Final Plan Review – Cont'd  
Location: E/S Main Road, North of Souza Road (Former Bouchard Property)  
Development: 2 Lots (TC – 9/15/06)
6. Cedar Ridge Realty Trust (Applicant)  
Louis A. J. Poldervaart (Owner)  
281 Whetstone Hill Road  
Somerset, MA 02720

Petition: Major Land Development (Road Required) – Informal Concept Plan Review - Cont'd  
Location: W/S & N/S Ledger Lane  
Development: Four (4) Bldgs. & Conversion of Existing Dwelling into Ten (10) Condominium Units

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| <p>7. F&amp;J Realty Ltd. Partnership (Owner)<br/>JPS Realty Mgmt. LLC (Applicant)<br/>3626 Main Road<br/>Tiverton, RI 02878</p> | <p>Petition: Major Subdivision (Road Required) – Final Plan Review - Cont'd<br/>Location: W/S Lake Road, North of Ledoux Lane<br/>Development: Winterberry Woods (35 Lots) (TC – 9/15/06)</p>  |
| <p>8. Administrative Officer</p>   | <p>A. Administrative Officer's Report<br/>B. Miscellaneous<br/>    1. Proposed Zoning Amendment(s) - Cont'd:<br/>        Article IV, Section 15 - Prohibited Uses<br/>        Article VII – Substandard Lots of Record<br/>        Article XX – Development Plan Review</p>  |
| <p>9. Tiverton Planning Board</p>  | <p>A. Starwood Tiverton, LLC (N/F Starwood Capital Group, LLC) - Request for Surety Reduction Based on Construction Progress<br/>B. Planning Consultant's Items<br/>    1. Miscellaneous<br/>    2. Discuss January 2006 Planner's Memo Re Suggestions for 2006<br/>C. Correspondence<br/>D. Miscellaneous<br/>    1. Reschedule November Meeting Date (Holiday)<br/>E. Approval of Minutes: April 3, 2006 (Joint Workshop)<br/>        April 17, 2006 (Joint Workshop)<br/>        June 13, 2006 (Executive Session)<br/>        June 27, 2006 (Special Meeting)<br/>        June 27, 2006 (Executive Session)<br/>        July 11, 2006<br/>        July 18, 2006 (Special Meeting)<br/>F. Closed Executive Session with the Town Solicitor<br/>    1. Litigation – RIGL 42-46-5(2)<br/>G. Adjournment</p> |

Individuals requesting interpreter services for the hearing impaired **MUST** call 625-6718 seventy-two (72) hours in advance of the meeting. *A portion of this meeting may be held in executive session pursuant to the Rhode Island Open Meeting Law, Section 42-46-5(a) of the General Laws of Rhode Island, 1956 (1977 re-enactment) as amended.*      **The above location is accessible to the handicapped.**